



CITY COUNCIL

AGENDA REQUEST

AGENDA OF:	04-17-12	AGENDA REQUEST NO:	VIII-F
INITIATED BY:	ANNE GAINES	RESPONSIBLE DEPARTMENT:	AVIATION
PRESENTED BY:	PHILLIP W. SAVKO	DIRECTOR:	PHILLIP W. SAVKO <i>PHS</i>
		ADDITIONAL DIRECTORS (S):	N/A
SUBJECT / PROCEEDING:	TERMINAL PARKING LOT EXPANSION - CIP PROJECT NUMBER AP1204		
EXHIBITS:	HARD COPIES OF CONTRACT IN THE CITY SECRETARY'S OFFICE		
CLEARANCES		APPROVAL	
LEGAL:	N/A	ASSISTANT CITY MANAGER:	N/A
PURCHASING:	TODD REED PURCHASING MANAGER <i>TR</i>	ASSISTANT CITY MANAGER:	STEVE GRIFFITH <i>SG</i>
BUDGET:	JENNIFER BROWN <i>JB</i> DIRECTOR OF BUDGET & RESEARCH	CITY MANAGER:	ALLEN BOGARD <i>Allen Bogard</i>
BUDGET			
EXPENDITURE REQUIRED: \$		467,013.20	
CURRENT BUDGET: \$		467,100.00 (AFTER BUDGET AMENDMENT)	
ADDITIONAL FUNDING: \$		N/A	
RECOMMENDED ACTION			
Authorize a contract for construction of Airport Terminal Parking Lot Expansion			

EXECUTIVE SUMMARY

The Airport has a 2-phase terminal parking lot expansion project in the City of Sugar Land Capital Improvements Program: Project AP1204. Phase 1 was scheduled for FY12 and consists of a 20-space secure, covered valet parking lot. Phase 2 was scheduled for FY13 and includes a 65-space public parking lot with lighting and landscaping, with the expectation of a TxDOT grant; however, staff has been notified by TxDOT that there will be no funding available for the project.

The project was packaged to bid with Phase 1 as the base bid and Phase 2 as an additive alternate. The bid opening was held on February 23, 2012, and the bids are valid for 60 days.

Bidder	Date/Time Received	Base Bid	Add Alternate 1	Total Base Bid + Add Alt 1
C & D Constructors Inc	2/23/2012 @ 10:37 AM	357,773.40	442,823.00	800,596.40
Target Design and Management LLC	2/23/2012 @ 10:44 AM	262,289.00	318,526.00	580,815.00
Stone Castle Industries	2/23/2012 @ 10:49 AM	215,032.07	270,131.08	485,163.15
Project Management Group	2/23/2012 @ 10:57 AM	205,996.00	332,913.00	538,909.00
Millis Equipment Rental	2/23/2012 @ 10:59 AM	224,574.20	242,439.00	467,013.20

As the bids were favorable, staff would like to proceed with both phases of the project to take advantage of the pricing, as well as to alleviate the crowded parking situation at the terminal. This will entail bringing Phase 2 of the project forward from FY13 to this fiscal year, with an increase to the project budget of \$217,100. We have until April 23 to accept the bid. Of the needed funding \$175,000 is available within other existing budgeted projects, with a transfer of an additional \$42,100 from the Airport's ending balance from FY11.

Airport staff recommends the approval of the contract with Millis Equipment Rental for the construction of the Airport Terminal Parking Lot Expansion, Phases 1 and 2, in the amount of \$467,013.20. Millis Equipment Rental is the overall lowest bidder for both Phase 1 and 2. The Airport has used Millis Equipment Rental for other projects on the field and they are more than capable of doing the Parking Lot Project. Attached is KSA Engineers' Letter of Recommendation.

816 Park Two Drive
Sugar Land, TX 77478
281.494.3252



March 1, 2012

Mrs. Anne C. Gaines
Assistant Aviation Director
Sugar Land Regional Airport

via email
againes@sugarlandtx.gov

12888-B Highway 6 South
Sugar Land, Texas 77498

Re: Sugar Land Regional Airport –
Terminal Building Parking Lot Expansion Project
CIP AP1204

Dear Mrs. Gaines:

Sealed Bids were received, publicly opened, and read aloud for the above referenced project at 11:00 AM on Thursday, February 23, 2012, at City Hall, Sugar Land, Texas, as duly advertised.

A total of five (5) bids were received for construction of terminal building parking lot expansions to the north, including 22 parking spaces in a secured, covered, and fenced parking area (Base Bid / Phase 1) and 72 parking spaces in an open general parking area (Additive Alternate No. 1 / Phase 2). Proposed improvements include concrete paved parking areas, parking lot lighting, semi-cantilever carport structures, access control arm lever, key pad control box, wrought iron security fencing, signage and striping, sidewalks, landscaping, and storm drainage improvements. The bid tabulation for all five bids has been prepared and is attached for your information.

The Low Total Base Bid was submitted by Project Management Group, 2723 Houston Avenue, Houston, Texas 77009. The results of their bids are as follows:

Project Phases	Bid Amounts	Ranking
Base Bid (Phase 1)	\$ 205,996.00	Low Bid (1 st)
Additive Alternate No. 1 Bid (Phase 2)	\$ 332,913.00	4 th Lowest
Base Bid plus Additive Alternate No. 1:	\$ 538,909.00	3 rd Lowest

The Low Total Base Bid plus Additive Alternate No. 1 was submitted by Millis Equipment Rental, 4610 Sweetwater Blvd., Suite 200, Sugar Land, Texas 77479. The results of their bids are as follows:

Project Phases	Bid Amounts	Ranking
Base Bid (Phase 1)	\$ 224,574.20	3 rd Lowest
Additive Alternate No. 1 Bid (Phase 2)	\$ 242,439.00	Low Bid (1 st)
Base Bid plus Additive Alternate No. 1:	\$ 467,013.20	Low Bid (1 st)

www.ksaeng.com

Mrs. Anne Gaines
March 1, 2012
Page 2 of 2

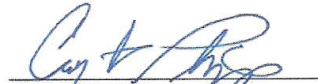
Mr. Thomas Sikora, an EIT with KSA Engineers, has worked with both of these contractors and indicates they do good work, coordinate well, and are responsive to requests. Thomas has worked with Project Management Group on a City of Morgan's Point project and Millis Equipment Rental on a Sugar Land Regional Airport drainage improvements project. Mr. Sikora was satisfied with the quality of work of both firms.

If the City decides to award the construction contract for the Base Bid only, we recommend the project be awarded to Project Management Group for the total Base Bid amount of \$205,996.00. If sufficient funds become available for the City to award the contract for both the Base Bid and Additive Alternate No. 1, KSA recommends the project be awarded to Millis Equipment Rental for the total amount of \$467,013.20.

If you have any questions, please call.

Respectfully,

KSA ENGINEERS, INC.



Craig H. Phipps, P.E.
Principal, Division Manager

Attachment: Bid Tabulation

Cc: Anne Gaines, City of Sugar Land, via email

CHP/wwa